

144.0

0005

0006.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
750,400 / 750,400
750,400 / 750,400
750,400 / 750,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
50		HIGH HAITH RD, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: VANDERHILL MATTHEW J ETAL	
Owner 2: TRS/ MMVANDERHILL TRUST	
Owner 3:	
Street 1: 50 HIGH HAITH RD	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	Own Occ: Y

PREVIOUS OWNER	
Owner 1: VANDERHILL MATTHEW J-ETAL -	
Owner 2: VANDERHILL MARJORIE K -	
Street 1: 50 HIGH HAITH RD	
Twn/City: ARLINGTON	

St/Prov: MA	Cntry	Own Occ: Y
Postal: 02476	Type:	

NARRATIVE DESCRIPTION	
This parcel contains .109 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1929, having primarily Wood Shingle Exterior and 1918 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS			
Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:		Exempt				
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)																											
Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4766	Sq. Ft.	Site			0	80.	1.18	9									450,383						450,400	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	4766.000	296,600	3,400	450,400	750,400		94221
							GIS Ref
							GIS Ref
							Insp Date
							03/10/18



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1: 94221
Prior Id # 2:
Prior Id # 3:
Prior Id # 1:
Prior Id # 2:
Prior Id # 3:
12/30/21 12:10:59
mmcmakin
11251
ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	296,600	3400	4,766.	450,400	750,400		Year end	12/23/2021
2021	101	FV	288,000	3400	4,766.	450,400	741,800		Year End Roll	12/10/2020
2020	101	FV	288,200	3400	4,766.	450,400	742,000	742,000	Year End Roll	12/18/2019
2019	101	FV	228,300	3400	4,766.	422,200	653,900	653,900	Year End Roll	1/3/2019
2018	101	FV	228,000	3400	4,766.	349,000	580,400	580,400	Year End Roll	12/20/2017
2017	101	FV	228,000	3400	4,766.	320,900	552,300	552,300	Year End Roll	1/3/2017
2016	101	FV	228,000	3400	4,766.	292,700	524,100	524,100	Year End	1/4/2016
2015	101	FV	215,500	3400	4,766.	287,100	506,000	506,000	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
VANDERHILL MATT	75247-222	1	7/30/2020	Convenience		1	No	No	
	13044-379		8/25/1976		42,500	No	No	N	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
10/20/2010	2164	Re-Roof	4,250						3/10/2018	MEAS&NOTICE	HS	Hanne S
3/4/2004	129	Renovate	16,500			G6	GR FY06	remodel fam rm, re	11/18/2008	Meas/Inspect	163	PATRIOT
11/30/1995	679	Manual	850					REPLACE WINDOW/BAT	2/15/2005	Permit Visit	BR	B Rossignol
									1/12/2000	Inspected	276	PATRIOT
									12/1/1999	Mailer Sent		
									11/18/1999	Measured	256	PATRIOT
									3/1/1989		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA / / /

